

AN ORDINANCE authorizing condemnation of property for Des Moines Way South (Ambaum Blvd. to South 152nd Street ) - - - - R/W 1992

1 WHEREAS, the King County Council, on December 1, 1971, by Ordinance No.  
2 1056, did adopt the 1972 annual budget for King County and did provide therein  
3 for the Capital Improvement Program which adopted the Capital Program and the  
4 Budget including a Transportation Program, and

5 WHEREAS, the King County Transportation Program provides for a County Road  
6 system development and improvement program coordinating the kind of road with  
7 other elements of the larger transportation system, abutting land uses and  
8 business, industry, government and residential processes, and

9 WHEREAS, the Capital Improvement Program provides for the acquisition and  
10 construction of Des Moines Way South (Ambaum Blvd. - So. 152nd St.), and

11 WHEREAS, in order to acquire the property and property rights required to  
12 lay out and construct Des Moines Way South (Ambaum Blvd. to South 152nd Street),  
13 it is necessary for King County to condemn certain lands and property rights  
14 and rights in property for road purposes as hereinafter more particularly set  
15 forth, and

16 WHEREAS, the King County Council finds that the public health, safety,  
17 necessity and convenience demand that Des Moines Way South (Ambaum Blvd. to  
18 South 152nd Street), be constructed within King County in accordance with the  
19 Capital Improvement Program, and that certain properties, property rights and  
20 rights in property be condemned, appropriated, taken and damaged for the con-  
21 struction of said road, as provided in this Ordinance.

22 THEREFORE, BE IT ORDAINED BY THE COUNCIL OF KING COUNTY:

23 SECTION 1. The King County Council has deemed it necessary and in the  
24 best interest of the citizens of King County that the lands hereinafter  
25 described, and other property rights and/or rights in property be condemned,  
26 appropriated, taken and damaged for the purpose of constructing Des Moines Way  
27 South (Ambaum Blvd. to South 152nd Street), subject to the making or paying of  
28 just compensation to the owners thereof in the manner provided by law.

29 PARCEL 53-2

30 That portion of the N $\frac{1}{2}$  of the N.E. $\frac{1}{4}$  of the N.W. $\frac{1}{4}$  of Sec. 32, Twp 23 N.,  
31 Rge 4 East, W.M., lying E. of Old Des Moines Highway (Des Moines Way South) and  
32 W. of the line beginning 829.92 ft. W. of the N $\frac{1}{4}$  corner, there S. 00°33'21" E.  
33 Less County Roads, described as follows: A strip of land 3 feet in width lying

1 Ely of and adjacent to the Ely R/W line of Des Moines Way South beginning at  
2 Engrs. Sta. 146+03.82 to Engrs. Sta 147+1907 of King County Road Survey No.  
3 32-23-4-28 (Area 345 Sq.Ft. M/L), and also that portion of said parcel lying  
4 NWly of an arc of a circle having a radius of 25 ft. said arc being tangent  
5 to a line 30 ft. South of and parallel to the centerline of S. 176th St. and  
6 tangent to a line 30 ft. E. of and parallel to the centerline of Des Moines  
7 Way South - Area 481 Sq. Ft. more or less.

8 PARCEL 53-15

9 That portion of Lot 4, Bl. 1, J&J Range Homes in Sec.29, Twp 23 N. Rge 4  
10 E.W.M., as recorded in Vol.56 of Plats, Page 1 Records of King Co. Wash. lying  
11 NEly of an arc of a circle having a radius of 25 Ft., said arc being tangent to  
12 a line 30 ft. S. of & parallel to the centerline of S.168th St. & tangent to a  
13 line 30 ft. W. of & parallel to Des Moines Way S. Containing 200 Sq. Ft. M/L.

14 PARCEL 53-46

15 That portion of the following described parcel of land beginning 30 ft. E.  
16 of the S.W. corner of the N.W. $\frac{1}{4}$  of the S.W. $\frac{1}{4}$  of the S.E. $\frac{1}{4}$  in Sec. 20, twp 23 N.  
17 Rge 4 East, W.M., thence S. 88°42'20" E. 110.0 ft. thence N. 00°52'20" W.  
18 145.84 ft. to the Sly margin of Renton Three Tree Pt.Rd. Thence S.73°50'00"W.  
19 109.69 ft., thence S.01°03'56" W. 121.82 ft. to beginning. Lying Nly & Wly of  
20 the following described line beginning at Engr. Sta. 214+05 of King County Rd.  
21 Surv. No. 32-23-4-28 a distance of 33 ft. measured at right angles from the  
22 centerline of 8th Ave. S.(Des Moines Way S.), thence Nly parallel to the center-  
23 line for 37 ft., thence on an arc of a circle to the right having a radius of  
24 25 ft. an arc distance of 31.09 ft. to a point of tangency on the Sly R/W line  
25 of S.157th Pl. (Renton Three Tree Pt. Rd.) Area = 184 Sq. Ft. more or less.

26 EASEMENTS FOR SLOPES

27 PARCEL 53-2A

28 That portion of the N $\frac{1}{2}$  of the N.E. $\frac{1}{4}$  of N.W. $\frac{1}{4}$  of Sec. 23, Twp 23 N. Rge  
29 4 East, W.M., lying E. of Old Des Moines Highway (Des Moines Way S.) and W. of  
30 the line beginning at 829.92 ft. W. of N.  $\frac{1}{4}$  corner thence S. 00°33'21" East.  
31 Less County Roads. To make slopes for cuts & fills as follows: A strip of land  
32 lying Ely of and adjacent to the Ely R/W line of Des Moines Way S. described  
33 as follows: Beginning at Engrs. Sta. 147+19.07, having a 2 ft. width, of King

1 County Survey No. 32-23-4-28, thence continuing at 2 ft. to Sta. 150+50, thence  
2 increasing to 4 ft. to the N. property line of said property. Area =  
3 1112 Sq. Ft. more or less.

4 PARCEL 53-3

5 The North 160.5 ft. of S.E.  $\frac{1}{4}$  of S.W.  $\frac{1}{4}$  lying Wly of Des Moines Way South &  
6 measured along said road and at right angles thereto. To make slopes for cuts  
7 and fills, as follows: A strip of land lying Wly of and adjacent to the Wly  
8 R/W line of Des Moines Way S. described as follows: Beginning at the Sly line  
9 of said property having a 9 ft. width, thence increasing to 10 ft. at Sta.  
10 165+00 of King County Surv. No. 32-23-4-28, thence decreasing to 3 ft. in width  
11 to the Nly line of said property. Area = 1372 Sq. Ft. more or less.

12 PARCEL 53-39

13 That portion of the S. 161.29 ft. of the N.E.  $\frac{1}{4}$  of the N.W.  $\frac{1}{4}$  of Sec. 29,  
14 Twp 23 N., Rge 4 East, W.M., lying Ely of Des Moines Way S. LESS the E. 240 ft.  
15 and less the S. 10 ft. Said parcel also being known as a portion of Tract 24,  
16 Roland P. Ric, Tracts, unrecorded. To make slopes for cuts and fills as follows:  
17 A strip of land lying adjacent to and Ely of the Ely right-of-way line of Des  
18 Moines Way S., as surveyed by King County Survey #32-23-4-28, said strip being  
19 described as follows: Beginning at 4 ft. width at the Sly line of said parcel,  
20 thence decreasing to 1 ft. in width at Engrs. Sta. 193+50, thence continuing at  
21 1 ft. width to Sta. 194+00, thence increasing to 4 ft. in width at the N. line  
22 of said parcel.

23 PARCEL 53-52

24 That portion of the N.W.  $\frac{1}{4}$  of the S.E.  $\frac{1}{4}$  in Sec. 20, Twp 23 N., Rge 4 East,  
25 W.M. lying Wly of Salmon Creek, Less the N. 1135.95 ft. and S. 108.20 ft., Less  
26 County Road. To make slopes for cuts and fills as follows: The Wly 2 ft. of  
27 said parcel. Area =  $80.5 \times 2 = 161$  Sq. Ft. more or less.

28 PARCEL 53-53

29 Beginning at a point on the W. line of the S.E.  $\frac{1}{4}$  in Sec. 20, Twp 23 N., Rge  
30 4 East, W.M., a distance of 1135.95 ft. S. of the NW corner of said subdivision,  
31 thence N.  $00^{\circ}26'37''$  W. along the W. line 294.45 ft., thence N.  $89^{\circ}28'34''$  E.  
32 330.0 ft., thence S.  $00^{\circ}26'37''$  E. 247.50 ft., thence E. to Salmon Creek, thence  
33 SWly along said creek to a pt. bearing N.  $89^{\circ}42'10''$  E. of beginning, thence

1 S.  $89^{\circ}42'10''$  W. to beginning, Less County Rd. Less North 111.0 ft. To make  
2 slopes for cuts and fills as follows: A strip of land lying Ely of and ad-  
3 jacent to the Ely R/W line of 8th Ave. S., described as follows: Beginning at  
4 Engrs. Sta. 222+50 of King County Survey No. 32-23-428 having a 0 width thence  
5 increasing to 1 ft. width at Sta. 223+00 and continuing at 1 ft. to the Nly line  
6 of said parcel. Area 100 Sq. Ft. more or less.

7 PARCEL 53-54

8 The S. 111.0 ft. of the N. 952.5 ft. of the W. 330.0 ft. of the N.W. $\frac{1}{4}$  of  
9 the S.E. $\frac{1}{4}$  in Sec. 20, Twp 23 N., Rge 4 East, W.M., Less County Rd. To make  
10 slopes for cuts and fills as follows: A strip of land lying Ely of and adj.  
11 to the Ely R/W line of 8th Ave. So. described as follows: Beginning at the Sly  
12 line of said parcel having 1 ft. width, thence increasing to a 2 ft. width to  
13 Engrs. Sta. 224+50, thence increasing to a 5 ft. width at the Nly line of said  
14 parcel. Area = 263 Sq. Ft. more or less.

15 PARCEL 53-55

16 The E. 100 Ft. of the W. 130 ft. of the S. 75 ft. of the N. 841.5 ft. of  
17 the N.W. $\frac{1}{4}$  of the S.E. $\frac{1}{4}$  in Sec. 20, Twp 23 N., Rge 4 East, W.M., lying Ely of  
18 8th Ave. South. To make Slopes for cuts and fills as follows: A strip of land  
19 lying Ely of and adjacent to the Ely R/W line of 8th Ave. S. described as  
20 follows: Beginning at the Sly line of said parcel having a 5 ft. width, thence  
21 increasing to 6 ft. width at Engrs. Sta. 225+00, thence increasing to 10 ft.  
22 width at the Nly line of said parcel. Area = 575 Sq. Ft. more or less.

23 PARCEL 53-56

24 T.L. 125 - Beginning 643.5 ft. So. of the N.W. corner of the S.E. $\frac{1}{4}$  in Sec.  
25 20, Twp 23 N., Rge 4 East, W.M., thence E. 330 ft., thence S. parallel to the  
26 W. line 198 ft. thence W. 330 ft. thence N. 198 ft. to beginning, Less County  
27 Rd. LESS S. 75 ft. of the W. 100 ft. thereof. To make slopes on said property  
28 for cuts & fills as follows: A strip of land lying Ely of and adjacent to the  
29 Ely R/W line of 8th Ave. South described as follows: Beginning at the Sly  
30 line of said parcel having a 10 ft. width, thence increasing to a 12 ft. width  
31 at Engrs. Sta. 226+50 of King County Surv. No. 32-23-4-28, thence continuing  
32 at 12 ft. to the N'ly line of said parcel. Area = 1380 Sq. Ft. more or  
33 less.

1           PARCEL 15A

2           Lot 4, Block 1, J & J Ranch Homes in Sec. 29, Twp 23 N., Rge 4 East, W.M.,  
3           Recorded in Vol. 56 of Plats, Page 1, Records of King County, Washington. To  
4           make slopes on said property for cuts and fills as follows: A strip of land  
5           lying Westerly of and adjacent to the Westerly Right of Way line of Des Moines  
6           Way South described as follows: Beginning at Station 178+00 with 0 width of  
7           King County Survey No. 32-23-4-28, thence increasing to 2 ft. width to the  
8           Northerly line of said lot.  
9           Containing 80 Sq. Ft.

10           PARCEL 53-57

11           Tax Lot 124. That portion of the West 330 feet of the South 379.5 feet  
12           of the North 643.5 ft. of the N.W.  $\frac{1}{4}$  of the S.E.  $\frac{1}{4}$  in Section 20, Twp 23 N., Rge.  
13           4 East, W.M., lying East of Des Moines Way South and 8th Avenue South. To make  
14           slopes for cuts and fills as follows: A strip of land lying Easterly of and  
15           adjacent to the Easterly Right of Way line of Des Moines Way South described  
16           as follows: Beginning at the Southerly line of said parcel, having a 12 foot  
17           width and continuing at 12 foot width at Engrs. Station 228+00 of King County  
18           Survey #32-23-4-28, and decreasing to a 0 width at Station 229+00 of Des Moines  
19           Way South.  
20           Area = 1200 Sq. Ft. more or less.

21                           DRAINAGE EASEMENT

22           PARCEL 53-3A

23           Tax Lot 126 - The Easterly 12 feet of the North 160.5 feet of the S. E.  $\frac{1}{4}$   
24           of the S.W.  $\frac{1}{4}$  of Section 29, Township 23 North, Range 4 East, W.M., lying  
25           Westerly of Des Moines Way South and measured along said road at right angles  
26           thereto.

27           SECTION 2.

28           The King County Council determines that condemnation proceedings are hereby  
29           authorized to acquire property and property rights and/or rights in property  
30           together with the right to construct and maintain slopes for cuts and fills on  
31           certain abutting property described herein, for the purpose of the subject road  
32           improvement.

33           SECTION 3.     The attorneys for King County be and they are hereby authorized

1 and directed to begin and prosecute the proceedings provided by law to condemn,  
2 take and appropriate the land and other property and property rights necessary  
3 to carry out the provisions of this Ordinance.  
4

5 INTRODUCED AND READ for the first time this 2nd day of

6 October, 1972

7 PASSED at a regular meeting of the King County Council this 16<sup>th</sup>  
8 day of October, 1972.

9 KING COUNTY COUNCIL  
10 KING COUNTY, WASHINGTON

11 TRACY J. OWEN

12 Chairman of the Council

13  
14 ATTEST:

15 LEE KRAFT

16 Administrator Clerk of the Council

17 APPROVED this 16<sup>th</sup> day of October, 1972.

18 JOHN D. SPELLMAN  
19 King County Executive